

**GSA**

GSA Public Buildings Service

**SUPPLEMENTAL LEASE AGREEMENT**

Number 1

**Lease Number:** GS-09B-02431 **Date:** 31 August 2010  
Vista Lane, 44909 10<sup>th</sup> Street West, Lancaster, CA 93534-7075

THIS AGREEMENT, made and entered into this date by and between Monte Vista Building Sites, Inc.  
whose address is 42220 10<sup>th</sup> Street West, Suite 101, Lancaster, CA 93534-7075

hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above Lease to add the lease commission and the commission credit and to correct the address of the leased premises.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective upon execution by the Government.

Paragraph m is hereby added to Part I, Section B, Box 5 of GSA Form 3626 dated 8/2/2010:

"m. Commission and Commission Credit:

The Lessor and the Broker have agreed to a cooperating lease commission of [REDACTED] of the firm term value of this lease. The total amount of the commission is [REDACTED]. The Lessor shall pay the Broker no additional commissions associated with this lease transaction. In accordance with the "Broker Commission and Commission Credit" paragraph, the Broker has agreed to forego [REDACTED] of the commission that it is entitled to receive in connection with this lease transaction ("Commission Credit"). The Commission Credit is [REDACTED]. The Lessor agrees to pay the Commission less the Commission Credit to the Broker in accordance with the "Broker Commission and Commission Credit" paragraph in the GSA Form 3626 attached to and forming a part of this lease.

Notwithstanding Part II, Box 5 & 6 of this GSA Form 3626, the shell rental payments due and owing under this lease shall be reduced to fully recapture this Commission Credit. The reduction in shell rent shall commence with the first month of the rental payments and continue as indicated in this schedule for adjusted Monthly Rent:

First Month's Rental Payment \$2,310.00 minus prorated Commission Credit of [REDACTED] equals [REDACTED] adjusted First Month's Rent"

For the remainder of the Lease term, the amount of shell rent payable shall be in accordance with Paragraph 5, Part II, C

All other terms and conditions of the lease shall remain in force and effect.

IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

Lessor, Monte Vista Building Sites, Inc.

By

George R. Brown  
(Signature)

PROPERTY MANAGER  
(Title)

In Presence of

Jan Brown  
(Signature)

42220 10<sup>th</sup> St West, Suite 101  
(Address)

LANCASTER, CA 93534



GSA Public Buildings Service

United States Of America, General Services Administration, Public Buildings Service.

Sherry Shurley  
(Signature)

Lease Contracting Officer  
(Official Title)